

Key: 1690

Town of TRURO - Fiscal Year 2024

9/27/2023 7:11 pm SEQ #: 1.699

LEGAL

LAND

DETACHED

BUILDING

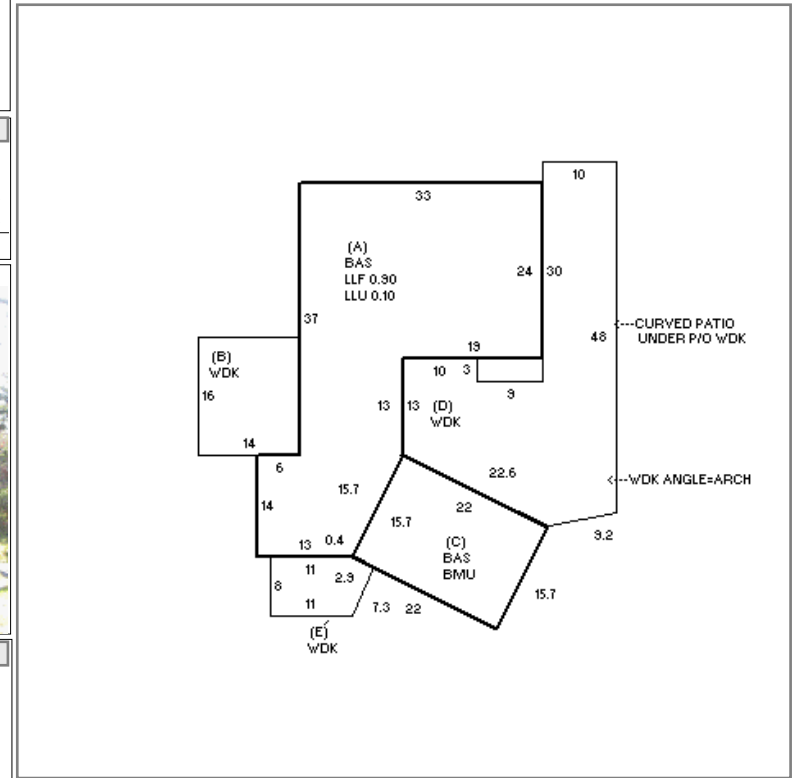
CURRENT OWNER				PARCEL ID				LOCATION			
SAM A MERABI FAMILY TRUST TRS: MERABI SAM A 7 BROWN SQUARE NEWBURYPORT, MA 01950				42-120-0				28 BAYBERRY RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
SAM A MERABI FAMILY TRUST				10/04/2017	F	1 (214265)					
MERABI SAM A				03/06/2015	QS	635,000 (205693)					
SUNSET HOUSE REALTY TRUST				06/15/2004	99	(126457+)					

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
17-321	12/06/2017	3	REPAIR/REMOD	50,000	05/10/2018	LG	100	100
MLS		20	NO PERMIT		03/21/2016	MR	100	100
13-066	03/22/2013	9	DECK	59,500	11/14/2013	FC	100	100
12-257	10/18/2012	9	DECK	6,700	01/10/2013	FC	100	100
03-139	08/20/2003	9	DECK	2,800	03/25/2004	BT	100	100

CD	T	AC/SF/UN	Nbhd	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	A	0.570	11	1.00	1	1.00	1.00	576,160	1.24	1	1.00	R07 1.60	406,180

TOTAL	24,829 SF	ZONING	RES	FRNT	0	ASSESSED	LAND 406,200 BUILDING 617,400 DETACHED 0 OTHER 0 TOTAL 1,023,600	CURRENT	353,200 531,600 0 0 884,800	PREVIOUS	
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TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	11/23/2022	LG
MODEL	1		RESIDENTIAL	LIST	5/10/2018	LG
STYLE	8	1.10	CONTEMPORARY [100%]	REVIEW	4/7/2021	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1978	SIZE ADJ	0.990	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	869,545	
NET AREA	2,635	DETAIL ADJ	1.000	FOUNDATION	4	BSMT WALL	1.00	A	LLU	N	LOWER LEVEL UNF	121		169.48	20,507	CONDITION ELEM	CD	
\$NLA(RCN)	\$330	OVERALL	1.100	EXT. COVER	10	VERT. BOARD	1.00	A	LLF	L	LOWER LEVEL FIN	1,085	1978	214.05	232,241			
CAPACITY			UNITS	ADJ	ROOF SHAPE	4	FLAT/SHED	1.00	+	BAS	L	BAS AREA	1,550	1978	324.30	502,672		
STORIES(FAR)	1	1.00	ROOF COVER	1	ASPHALT SHINGLE	1.00	+	W/DK	N	ATT WOOD DECK	1,124		49.09	55,173				
ROOMS	0	1.00	FLOOR COVER	5	VINYL	1.00	C	BMU	N	BSMT UNFINISHED	345		88.96	30,691				
BEDROOMS	4	1.00	INT. FINISH	2	DRYWALL	1.00		PAT	N	PATIO	483		15.25	7,364				
BATHROOMS	3	1.00	HEATING/COOLING	1	FORCED AIR	1.00		F11	O	FPL 1S 1OP	1		11,797.10	11,797				
FIXTURES	13	\$9,100	FUEL SOURCE	1	OIL	1.00		ODS	O	OUT DOOR SHOWER	1		0.00					
UNITS	1	1.00																
																EFF.YR/AGE	1993 / 29	
																COND	29 29 %	
																FUNC	0	
																ECON	0	
																DEPR	29 % GD 71	
																RCNLD	\$617,400	